

Grantee: Fort Lauderdale, FL

Grant: B-08-MN-12-0007

October 1, 2010 thru December 31, 2010 Performance Report

Grant Number:

B-08-MN-12-0007

Obligation Date:**Grantee Name:**

Fort Lauderdale, FL

Award Date:**Grant Amount:**

\$3,700,096.00

Contract End Date:**Grant Status:**

Active

Review by HUD:

Submitted - Await for Review

QPR Contact:

Jonathan Brown

Disasters:**Declaration Number**

NSP

Narratives**Areas of Greatest Need:**

Statistics show South Florida as one of the top 5 regions in the United States that was hit the hardest by the current housing foreclosure and financial crises. Within the past five years, property values sky rocketed as a result of a buying frenzy inspired both by investors trying to take advantage of appreciating housing market conditions and of homebuyers eager to be able to share in part of the American dream at any cost, lured by attractive, but deceiving financial instruments private lenders set in place to profit from the appreciating market. These facts paired with a large sub-prime mortgage loan market and a stagnant economy with high unemployment rates contributed to the large number of foreclosure proceedings we encounter today in the City of Fort Lauderdale.

Distribution and and Uses of Funds:

Based upon the data and projections utilized, arguably, over 95% of the City of Fort Lauderdale could be considered under "great need" for some financial relief. Nevertheless, it is clear that the concentration of high foreclosure risk factors, sub-prime mortgage loans, and actual cases under foreclosure proceedings are located in certain areas of the City. As such, the City has catalogued these areas and other pockets around the City that show similar trends as the "Areas of Greatest Need." These areas will be targeted by the City and will be given priority in the allocation of NSP funding.

Definitions and Descriptions:**Low Income Targeting:****Acquisition and Relocation:****Public Comment:****Overall****Total Projected Budget from All Sources****This Report Period**

N/A

To Date

\$3,700,096.00

Total CDBG Program Funds Budgeted	N/A	\$3,700,096.00
Program Funds Drawdown	\$185,667.65	\$2,663,795.03
Obligated CDBG DR Funds	\$0.00	\$3,700,096.00
Expended CDBG DR Funds	\$283,699.33	\$2,818,436.33
Match Contributed	\$0.00	\$0.00
Program Income Received	\$96,062.34	\$96,062.34
Program Income Drawdown	\$0.00	\$0.00

Progress Toward Required Numeric Targets

Requirement	Required	To Date
Overall Benefit Percentage (Projected)		0.00%
Overall Benefit Percentage (Actual)		0.00%
Minimum Non-Federal Match	\$0.00	\$0.00
Limit on Public Services	\$555,014.40	\$0.00
Limit on Admin/Planning	\$370,009.60	\$87,734.94
Limit on State Admin	\$0.00	\$0.00

Progress Toward Activity Type Targets

Progress Toward National Objective Targets

National Objective	Target	Actual
NSP Only - LH - 25% Set-Aside	\$925,024.00	\$925,024.00

Overall Progress Narrative:

To date 27 properties have been purchased, 3 have been sold and the remaining properties are being phased in for construction. We anticipate selling 3-5 properties during the next quarter.

Project Summary

Project #, Project Title	This Report Period	To Date	
	Program Funds Drawdown	Project Funds Budgeted	Program Funds Drawdown
1, Res. Acq. and Rehab. of Foreclosed Homes	\$164,061.72	\$3,330,086.40	\$2,576,060.09
3, Administration and Planning	\$21,605.93	\$370,009.60	\$87,734.94
9999, Restricted Balance	\$0.00	\$0.00	\$0.00

Activities

Grantee Activity Number:	NSP Acq 1 / Foreclosed Homes - VLI
Activity Title:	Acq. & Rehab. / Single Fam. for Homeownership

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

07/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LH - 25% Set-Aside

Activity Status:

Planned

Project Title:

Res. Acq. and Rehab. of Foreclosed Homes

Projected End Date:

09/01/2013

Completed Activity Actual End Date:
Responsible Organization:

City of Fort Lauderdale

Overall
Oct 1 thru Dec 31, 2010
To Date

Total Projected Budget from All Sources	N/A	\$925,024.00
Total CDBG Program Funds Budgeted	N/A	\$925,024.00
Program Funds Drawdown	\$37,560.91	\$686,549.73
Obligated CDBG DR Funds	\$0.00	\$925,024.00
Expended CDBG DR Funds	\$123,833.15	\$812,976.93
City of Fort Lauderdale	\$123,833.15	\$812,976.93
Match Contributed	\$0.00	\$0.00
Program Income Received	\$69,715.93	\$69,715.93
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

This activity will allow for the purchase, rehabilitation and down payment assistance for eligible very low-income families (households that are 50% or below AMI), to purchase an eligible NSP home.

Location Description:

All NSP properties to be purchased will be located within the high foreclosure risk areas of the City of Ft Lauderdale.

Activity Progress Narrative:

To date 27 properties have been purchased. During this quarter, 2 properties were sold to very-low income homebuyers and the remaining properties are under construction. We anticipate selling 3-5 properties during the next quarter.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total	Low/Mod%
# of Total Households	0	0	2	0/5	0/0	2/5	0.00

Activity Locations

Address	City	State	Zip
457 SW 28 Avenue	Fort Lauderdale	NA	33312
3470 SW 15 Street	Fort Lauderdale	NA	33312

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	NSP Acq 2 / Foreclosed Homes - LI
Activity Title:	Acq. & Rehab. / Single Fam. for Homeownership

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

07/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Res. Acq. and Rehab. of Foreclosed Homes

Projected End Date:

09/01/2013

Completed Activity Actual End Date:
Responsible Organization:

City of Fort Lauderdale

Overall
Oct 1 thru Dec 31, 2010
To Date

Total Projected Budget from All Sources	N/A	\$1,202,531.20
Total CDBG Program Funds Budgeted	N/A	\$1,202,531.20
Program Funds Drawdown	\$63,338.50	\$874,158.79
Obligated CDBG DR Funds	\$0.00	\$1,202,531.20
Expended CDBG DR Funds	\$69,498.34	\$888,615.87
City of Fort Lauderdale	\$69,498.34	\$888,615.87
Match Contributed	\$0.00	\$0.00
Program Income Received	\$26,346.41	\$26,346.41
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

This activity will allow for the purchase, rehabilitation and down payment assistance of an eligible low-income families (households that are 51% - 80% of AMI), to purchase an eligible NSP home.

Location Description:

All NSP properties to be purchased will be located within the high foreclosure risk areas of the City of Ft Lauderdale.

Activity Progress Narrative:

To date 27 properties have been purchased. During this quarter, 1 property was sold to a very-low income homebuyer and the remaining properties are under construction. We anticipate selling 3-5 properties during the next quarter.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Total Households	1	0	1	1/0	0/6	1/6	100.00

Activity Locations

Address	City	State	Zip
1121 NW 7 Terrace	Fort Lauderdale	NA	33311

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	NSP Acq 3 / Foreclosed Homes - Moderate
Activity Title:	Acq. & Rehab. / Single Fam. for Homeownership

Activity Category:

Acquisition - general

Project Number:

1

Projected Start Date:

07/01/2009

Benefit Type:

Direct Benefit (Households)

National Objective:

NSP Only - LMMI

Activity Status:

Planned

Project Title:

Res. Acq. and Rehab. of Foreclosed Homes

Projected End Date:

09/01/2013

Completed Activity Actual End Date:
Responsible Organization:

City of Fort Lauderdale

Overall
Oct 1 thru Dec 31, 2010
To Date

Total Projected Budget from All Sources	N/A	\$1,202,531.20
Total CDBG Program Funds Budgeted	N/A	\$1,202,531.20
Program Funds Drawdown	\$63,162.31	\$1,015,351.57
Obligated CDBG DR Funds	\$0.00	\$1,202,531.20
Expended CDBG DR Funds	\$74,092.19	\$1,029,108.59
City of Fort Lauderdale	\$74,092.19	\$1,029,108.59
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

This activity will allow for the purchase, rehabilitation and down payment assistance to eligible moderate income families (a household that are 81% - 120% of AMI), to purchase an eligible NSP home.

Location Description:

All NSP properties to be purchased will be located within the high foreclosure risk areas of the City of Ft Lauderdale.

Activity Progress Narrative:

To date 27 properties have been purchased. During this quarter, there were no sales to moderate-income homebuyers. The remaining properties are under construction. We anticipate selling 3-5 properties during the next quarter.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

	This Report Period			Cumulative Actual Total / Expected			
	Low	Mod	Total	Low	Mod	Total Low/Mod%	
# of Total Households	0	0	0	0/0	0/0	0/7	0

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	

Grantee Activity Number:	NSP/AD-1
Activity Title:	Admin for City Housing Staff

Activity Category:

Administration

Project Number:

3

Projected Start Date:

03/05/2009

Benefit Type:

N/A

National Objective:

N/A

Activity Status:

Under Way

Project Title:

Administration and Planning

Projected End Date:

03/05/2013

Completed Activity Actual End Date:
Responsible Organization:

City of Fort Lauderdale

Overall	Oct 1 thru Dec 31, 2010	To Date
Total Projected Budget from All Sources	N/A	\$370,009.60
Total CDBG Program Funds Budgeted	N/A	\$370,009.60
Program Funds Drawdown	\$21,605.93	\$87,734.94
Obligated CDBG DR Funds	\$0.00	\$370,009.60
Expended CDBG DR Funds	\$16,275.65	\$87,734.94
City of Fort Lauderdale	\$16,275.65	\$87,734.94
Match Contributed	\$0.00	\$0.00
Program Income Received	\$0.00	\$0.00
Program Income Drawdown	\$0.00	\$0.00

Activity Description:

The NSP funds will be used to acquire and rehabilitate foreclosed residential properties. Once the properties have been secured and rehabilitated, the NSP funds will be used as "gap financing" if necessary.

Location Description:

Properties to be purchased using NSP funds will be located within the high foreclosure risk areas of Fort Lauderdale. The City will begin securing properties that are located in the 10 and 9 risk areas. The initial properties to be purchased should be located within the entryways of the high-risk neighborhoods.

Activity Progress Narrative:

To date 27 properties have been purchased, 3 were sold during this quarter and the remaining properties are under construction. We anticipate selling 3-5 properties during the next quarter.

Accomplishments Performance Measures

No Accomplishments Performance Measures found.

Beneficiaries Performance Measures

No Beneficiaries Performance Measures found.

Activity Locations

No Activity Locations found.

Other Funding Sources Budgeted - Detail

No Other Match Funding Sources Found

Other Funding Sources	Amount
No Other Funding Sources Found	
Total Other Funding Sources	
